

SNAPSHOT of HOME Program Performance--As of 06/30/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Duluth

State: MN

PJ's Total HOME Allocation Received: \$11,011,111

PJ's Size Grouping*: C

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:				PJs in State:	6		
% of Funds Committed	93.49 %	93.88 %	4	93.41 %	44	47	
% of Funds Disbursed	92.30 %	88.57 %	3	84.68 %	82	85	
Leveraging Ratio for Rental Activities	21.59	10.85	1	4.72	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	98.62 %	1	80.76 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	83.28 %	79.67 %	1	68.18 %	69	76	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	89.80 %	87.90 %	3	80.32 %	62	68	
% of 0-30% AMI Renters to All Renters***	67.35 %	55.78 %	1	45.16 %	79	84	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	99.59 %	1	95.04 %	100	100	
Overall Ranking:				In State:	1 / 6	Nationally:	97 96
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$17,968	\$29,024		\$26,037	98 Units	12.80 %	
Homebuyer Unit	\$19,840	\$12,121		\$14,755	120 Units	15.70 %	
Homeowner-Rehab Unit	\$12,418	\$12,978		\$20,487	392 Units	51.20 %	
TBRA Unit	\$2,634	\$2,139		\$3,225	155 Units	20.30 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Duluth MN

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

PJ:
State:*
National:**

Rental	Homebuyer	Homeowner
\$147,324	\$117,235	\$16,841
\$77,270	\$109,735	\$6,144
\$92,323	\$73,745	\$23,292

CHDO Operating Expenses:
(% of allocation)

PJ: 2.3 %
National Avg: 1.1 %

R.S. Means Cost Index: 1.09

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	56.1	83.3	94.1	55.5	Single/Non-Elderly:	60.2	19.2	24.5	45.2
Black/African American:	14.3	5.0	2.6	25.8	Elderly:	13.3	3.3	26.0	2.6
Asian:	1.0	0.0	0.5	0.0	Related/Single Parent:	25.5	44.2	26.0	40.6
American Indian/Alaska Native:	25.5	5.8	1.8	12.3	Related/Two Parent:	1.0	25.8	17.9	10.3
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	0.0	7.5	5.6	1.3
American Indian/Alaska Native and White:	0.0	1.7	0.0	1.3					
Asian and White:	0.0	0.0	0.0	0.0					
Black/African American and White:	1.0	0.8	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.0	0.0	0.3	0.0					
Asian/Pacific Islander:	1.0	0.8	0.3	3.2					
ETHNICITY:									
Hispanic	1.0	2.5	0.5	1.9					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	62.2	19.2	39.5	36.8	Section 8:	30.6	0.0	#	
2 Persons:	13.3	30.8	25.5	21.9	HOME TBRA:	0.0			
3 Persons:	14.3	21.7	16.1	23.9	Other:	41.8			
4 Persons:	5.1	17.5	9.9	11.0	No Assistance:	27.6			
5 Persons:	3.1	6.7	6.1	3.9					
6 Persons:	1.0	2.5	2.3	1.9					
7 Persons:	1.0	1.7	0.5	0.6					
8 or more Persons:	0.0	0.0	0.0	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001				37

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Duluth State: MN Group Rank: 97
(Percentile)
State Rank: 1 / 6 PJs Overall Rank: 96
(Percentile)
Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.37%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 49.28%	83.28	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	89.8	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.81%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.070	1.24	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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